

PLANNING COMMISSION SUMMARY SHEET

ZONING CASE: C14-2019-0029 (1501 Airport Commerce Dr)

REQUEST:

Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 1501 Airport Commerce Drive (Carson Creek Watershed). Applicant Request: To rezone from general commercial services-conditional overlay-neighborhood plan (CS-CO-NP) combining district zoning to general commercial services-mixed use-conditional overlay-neighborhood plan (CS-MU-CO-NP) combining district zoning. Staff Recommendation: To deny the rezoning. Planning Commission Recommendation: To deny the rezoning. Owner/Applicant: W2 Hill ACP II, LP. Agent: Drenner Group, PC (Amanda Swor). City Staff: Sherri Sirwaitis, 512-974-3057.

DISTRICTS: 3

DATE: September 24, 2019

PLANNING COMMISSION ACTION:

Motion to approve the staff's recommendation to deny the rezoning request.

VOTE: (8-3, C. Hempel, Y. Flores, F. Kazi-No; C. Llanes-Pulido and P. Seeger-abstain); T. Shaw-1st, J. Shieh-2nd.

ISSUES:

The Director of the Planning and Zoning Department, Greg Guernsey, discussed this case with Shane Harbinson, the Assistant Director of the Department of Aviation, and agreed that the staff will protect the Airport Overlay Zones. Therefore, the staff is not supporting the rezoning request to add a MU, Mixed Use Overlay Combining District, to create new residential dwelling units on a tract within the A0-3 zone that is currently not zoned for residential uses.